

Ordinance #324

An Ordinance to change the zoning map of Ashland City, Tennessee on a portion of Main Street.

BE IT ORDAINED by the Mayor and Council of Ashland City, Tennessee that the zoning map of Ashland City, Tennessee be changed from R-4 to C-1 on a portion of Main Street described as follows:

Being a tract of land lying on the west side of Hwy 12S, and lying in the 1st Civil District of Cheatham County, Tennessee, and being more particularly described according to a survey dated June 16th, 2006 by Thomas H. Alley R.L.S. No. 922 as follows:

Beginning at a new iron pin in the west right-of-way of Hwy 12 South, said point being the northwest corner of Primetrust Bank; thence leaving said right-of-way and following the west line of said Primetrust Bank S55degrees43'35"W 223.73 feet to a new iron pin, said point being the southwest corner of said Primetrust Bank and in the east line of Gary Allen Binkley; thence following the east line of said Binkley for 2 calls N27degrees17'02"W 18.44 feet to a PK nail set in the pavement; thence N36degrees55'21"E 230.33 feet to a PK nail set in the pavement, said point being in the west right-of-way of said Hwy 12 South and the northeast corner of said Binkley; thence with the west right-of-way of said Hwy 12 South S36degrees24'37"E 92.61 feet to the point of beginning and containing 0.282 acres more or less.

The following easements are found on the above described tracts: a 10' water line easement as described in Deed Book 509, Pages 504 and 513; a public utility easement as described in Deed Book 490, Page 175; a drainage easement with an unspecified width and a centerline beginning at a point N36degrees56'34"W 124.15 feet from the east most corner of the above described Tract 1 in the margin of Hwy 12 South, going S21degrees49'49"W 222.37 feet to a point in the southeast line of the property; a water line easement with an unspecified width and a centerline beginning at a point N46degrees36'37"W 65.28 feet from the east most corner of the above described Tract 1 in the margin of Hwy 12 South going S37degrees28'33"W 138.18 feet to a fire hydrant; a sewer line easement with an unspecified width and a centerline beginning at a point N03degrees38'29"E 124.65 feet from the southwest corner of the above described Tract 2 going N83degrees47'28"E 154.97 feet to a manhole, thence N09degrees09'10"E 174.51 feet to the end of the sewer line; a power line easement with an unspecified width and a centerline beginning at a point N36degrees24'37"W 58.37 feet from the east most corner of the above described Tract 1 in the margin of Hwy 12 South going S37degrees00'23"W 190.25 feet to a power pole, thence S37degrees37'33"W 181.71 feet to a power pole; and a 20 foot ingress and egress easement for access to each of the two tracts, the centerline of which begins at a PK nail set in the pavement in the margin of Hwy 12 South where the two tracts meet going S36degrees55'21"W 230.33 feet to a PK nail set in the pavement, also a common corner of both tracts.

Being a part of the same property conveyed unto Gary Allen Binkley by deed from KUMU, LP, dated July 11, 2006, and recorded in Record Book 206, Page 910 in the Register of Deeds in Cheatham County, Tennessee.

This Ordinance shall take effect 20 days after its second and final passage the public welfare requiring it.

1st reading 9-12-06

Public hearing 10-10-06

2nd reading 10-10-06



Gary Norwood, Mayor



Phyllis Schaeffer, City Recorder